

SEEDING/SOD NOTES:

- 1.) SEED AND SOD NOTES - GENERAL LAWN AREAS:
- GENERAL LAWN AREAS - SHALL BE SODDED AS SHOWN WITH "ATHLETIC FIELD MIX - ERNMX-106" BY ERNST CONSERVATION SEEDS, INC. SEED MIX SHALL INCLUDE:
- 30% BLACK CAT II PERENNIAL RYEGRASS
 - 30% RAPTOR II TALL FESCUE
 - 15% CLEARWATER KENTUCKY BLUEGRASS
 - 15% VOLT KENTUCKY BLUEGRASS
 - 10% ANNUAL RYEGRASS
- PREFERRED DATES FOR SEED/SOD INSTALLATION SHALL BE DURING THE PERIODS OF EITHER APRIL 1ST TO MAY 31ST OR AUGUST 15TH TO OCTOBER 16TH.
- 2.) SIDE SLOPES - SHALL BE SEEDDED WITH "SOLAR FARM SEED MIX - ERNST-186" BY ERNST CONSERVATION SEEDS, INC. SEED MIX SHALL INCLUDE:
- 35% CREEPING FESCUE
 - 35% CHEWINGS FESCUE
 - 10% HERON HARD FESCUE
 - 10% CHARIOTS HARD FESCUE
 - 5% BLACKJACK KENTUCKY BLUEGRASS
 - 5% CLEARWATER KENTUCKY BLUEGRASS
- SEED SHALL BE INSTALLED DURING THE PERIODS OF EITHER APRIL 1ST TO MAY 31ST OR AUGUST 15TH - OCTOBER 16TH
- 3.) THE CONTRACTOR WILL BE RESPONSIBLE FOR RE-ESTABLISHING ALL AREAS DISTURBED BY CONSTRUCTION. THE SEEDING/SODDING WILL BE IN ACCORDANCE WITH FREEHOLD SOIL CONSERVATION DISTRICT STANDARDS.
- 4.) SLOPED AREAS 3:1 AND GREATER SHALL RECEIVE IN COMBINATION WITH THE ABOVE SPECIFIED GRASS MIXTURE AN EROSION CONTROL MATTING BY BONTERRA AMERICA, PINELANDS NURSERIES, COLUMBUS, NJ, MODEL # CS2 OR APPROVED EQUAL.

UNDERGROUND UTILITY NOTE:

DO NOT INSTALL PROPOSED PLANT MATERIAL DIRECTLY ON TOP OF ANY PROPOSED OR EXISTING UNDERGROUND UTILITIES. FIELD ADJUST MATERIAL AS NEEDED FOR BOTH ABOVE AND BELOW GRADE FEATURES AS DIRECTED BY THE PROJECT PROFESSIONAL TO ACCOMMODATE ANY POTENTIAL CONFLICTS.

LEGEND:

- SEEDDED LAWN (TYP.)
- SODDED LAWN (TYP.)
- EXISTING TREE PROTECTION FENCING - TO BE INSTALLED PRIOR TO THE START OF CONSTRUCTION
- EXTERIOR LIGHT FIXTURE
- APPROXIMATE CANOPY SIZE
- EXISTING EVERGREEN TREE TO REMAIN
- EXISTING DECIDUOUS TREE TO REMAIN

EXISTING TREE NOTES:

- 1.) EXISTING TREE PROTECTION FENCING SHALL CONSIST OF ORANGE SNOW FENCE TO BE INSTALLED PRIOR TO THE START OF CONSTRUCTION AS SHOWN ON THE LANDSCAPE PLAN. FENCING SHALL BE PLACED AT THE DRIP LINE OF TREES WHEREVER FEASIBLE.
- 2.) EXISTING TREES SHALL BE SELECTIVELY PRUNED AND THINNED AS REQUIRED BY A LICENSED LANDSCAPE PROFESSIONAL IN ORDER TO REMOVE ALL DISEASED AND DEAD LIMBS. BED LINES SHALL BE CREATED AS SHOWN AND MULCHED WITH 4" THICK WOOD MULCH.
- 3.) IF ANY TREES THAT ARE NOTED TO REMAIN ARE IN POOR CONDITION WARRANTING REMOVAL, ADDITIONAL PLANT MATERIAL MAY BE REQUIRED TO MEET THE ORDINANCE SCREENING REQUIREMENTS

PROPOSED STREET TREE NOTES:

- 1.) ALL PROPOSED STREET TREES SHALL BE INSTALLED 5 FT MINIMUM FROM SIDEWALKS AND CURBS. AND 30 FT ON CENTER.
- 2.) TREES SHALL BE UNIFORM IN SHAPE AND SIZE TO CREATE A CONTINUOUS ALLEE OF TREES.

PROPOSED LANDSCAPE BUFFER NOTES:

- 1.) AS PER SECTION 22-5.21 G.6. OF THE BINGHAM AVENUE ZONING ORDINANCE, A 25' WIDE TRACT BUFFER SHALL BE REQUIRED. THE WIDTH OF THE BUFFER MAY BE REDUCED TO 20' WHEREVER RETAINING WALLS ASSOCIATED WITH PATIOS ARE PRESENT. THE BUFFER FOR BUILDING 8 MAY BE REDUCED TO 15' FOR THE PATIO RETAINING WALL.

NOTE: THIS PLAN SHALL BE USED FOR LANDSCAPING PURPOSES ONLY.



1	5/21/2021	PER MONMOUTH COUNTY PLANNING BOARD	MWK	BRD
No.	Date	Revision	Revised By	Checked By
30	0	30	60	
SCALE IN FEET				

FPA
FRENCH & PARRELO
ASSOCIATES

New Jersey • New York • Pennsylvania • Georgia

Corporate Office:
1800 Route 34, Suite 101
Wall, New Jersey 07719
732.312.9800
FPAengineers.com

Michael J. Piva, LLA
MICHAEL J. PIVA, LLA
LICENSED LANDSCAPE ARCHITECT, N.J. LIC. No. AS000909

LANDSCAPING PLAN FOR PRELIMINARY AND FINAL MAJOR SITE PLAN FOR LAURISTON PARK BLOCK 124, LOT 31 BOROUGH OF RUMSON MONMOUTH COUNTY NEW JERSEY			
DATE: 01/29/2021	DESIGNED BY: JB	SCALE: 1"=30'	PROJECT NUMBER: 15053.003
DRAWN BY: JB	CHECKED BY: BRD	FIELD BOOK:	SHEET: 14 of 23